SUMMARY MINUTES OF THE HERITAGE PRESERVATION COMMISSION

CITY OF SAINT PAUL, MINNESOTA

Lower Level – Room 41, City Hall/Court House, 15 West Kellogg Boulevard **July 8, 2010**

Present: Robert Ferguson, April Haas, Jennifer Haskamp, Pat Igo, Rich Laffin, John Manning,

Matt Mazanec, David Riehle, Mark Thomas, Steve Trimble, Diane Trout-Oertel

Absent: Lee Meyer-Excused

Staff Present: Christine Boulware, Amy Spong, Joey Larson

BUSINESS MEETING

CALL TO ORDER: 5:08 PM by John Manning (Chair)

I. APPROVAL OF THE AGENDA - Riehle - Laffin, 9-0

II. CONFLICTS OF INTEREST - None

III. APPROVAL OF THE MEETING MINUTES - Trout-Oertel – Laffin, 9-0

- A. April 22, 2010 Public Hearing approved
- **B.** May 13, 2010 Business Meeting approved
- C. May 27, 2010 Public Hearing Laffin asks on status of 538-540 Laurel
- **D.** June 10, 2010 Business Hearing Igo incorrectly mark as absent for hearing, he was excused
- E. June 24, 2010 Public Hearing Laid over to the August 12th meeting

IV. CHAIR'S ANNOUNCEMENTS - None

V. STAFF ANNOUNCEMENTS

- **A.** June Design Review Statistics
- **B.** Thanks to Igo and Laffin for checking on samples for St. Thomas More Church. Removed limestone steps without permission. Contractor wants to saw cut based on Laffin recommendation. Laffin also realized that area measured 9' 4" which would work well for 16" squares. Laffin and Igo agreed on same sample.
- $\overline{\mathbf{C}}$. Amy Mino contacted staff in regards to the Dozen Distinctive Destinations application. Application due by September 10th. Commissioners Igo and Thomas agreed to assist Historic Saint Paul and MN Landmarks on application submittal.
- **D.** State Conference in Winona, September 15th and 16th. One commissioner's attendance is mandatory. Acquiring any interest.
- **E.** Introduction of new HPC intern. Joey Larson is an incoming architecture graduate student at the University of Minnesota. Currently working full time and will drop to part time over the school year.

VI. NEW BUSINESS/DISCUSSION

A. Operations and Maintenance Facility Building Update/Lowertown Master Plan. The OMF is identified as an adaptive reuse project as part of Central Corridor. It will serve as mostly a small repair facility; Minneapolis will still serve as the main location for major maintenance. HPC looked at it from a consulting party perspective since it is not in the Lowertown Historical District. Determined design chosen did not comply with Section 106. The State Historic Preservation Office concurred with the HPC's findings. Preservation Alliance of Minnesota constructed letter, signed by commissioner Manning, outlining three recommendations for this mitigation process. The first suggestion recommends a new set of design guidelines for the Lowertown District. Second, invite speakers that have been identified as experts on the issue of new construction in historic districts, for an educational outreach event. Third, engage all members of the preservation community in the

master planning process for Lowertown. The master planning process is currently being funded by the Capitol River Council and the organization is currently writing an RFP. The Central Corridor Project Office came back with a response to the letter on June 16, 2010 and it only addressed one of the three suggestions. In regard to the design guidelines for Lowertown, the CCPO agreed the city should be ultimately responsible for their production. Once the draft for the mitigation plan is developed, the HPC will have 30 days to review and comment on it. Staff met with Katherine O'Brien from CCPO to discuss the response letter. There were concerns that the letter was only addressed to Erin Berg from PAM even though it was a collaborative effort with the HPC. The meeting addressed a number of issues and explored how to accomplish all three recommendations made by PAM/HPC. Ultimately this master plan would be adopted by the city council as part of the city's comprehensive plan. The master plan and the potential new set of Lowertown Guidelines will exist separately but will be authored in a way that reflects one another. Each of these documents are created for their own purpose but, must be completed in a way that don't contradict one another. From a staff perspective, the current Lowertown guidelines are lacking in direction. A suggestion was made to explore other warehouse districts throughout the country and bring these findings to the commission. How ever this new set of guidelines will be created for Lowertown, they will hopefully serve as a template for other districts and individual sites. Hopefully this template could address some "holes" in the current polices. Staff wants to contact Jack Byers from Minneapolis to see their process on setting up these guidelines for their warehouse district. Also, commissioners expressed concerns about a possible trend surfacing in mitigations rather than complying with guidelines. Commissioner Ferguson volunteered to be a part of the master planning process.

VII. COMMITTEE REPORTS

- A. Public Safety Building update, 106 Process update (Manning, Igo)-none stated
- **B.** 3M Workgroups/Advisory Committee (Trimble, Mazanec) –none stated
- C. Public Art St. Paul Stewardship Committee (Laffin)-none stated

VIII. ADJOURN: 6:00

Submitted by: J. Larson